



Approved TLIA Board Meeting Minutes June 11, 2018

Board Members: Steve Burgoon, Tom Kubala, Mary Magro, Kevin Middleditch, Mike Mitchell, Kathy Pattengale, and Fran Steffen

Apologies: John Yancey and Randy Young

Committee Reps:

Pat Covek - Tennis & Grounds Beautification
Kelsi Knight and Carol Osterhues – Events
Cass Young - Communications

Guests:

Melissa and Bobby Covek
Paula Ermilio

Call to Order

Steve Burgoon

Steve Burgoon called the meeting to order at 7:04 pm

President's Report

Steve Burgoon

Dues collections are going well at the midpoint of the year. A special meeting was held about rebuilding the bridge at Covek's Crossing in order to expedite this project.

Approval of April, for their own Minutes

Motion to approve the April Minutes: Tom Kubala
Second: Fran Steffen
All in favor

The minutes from the special meeting and the May TLIA Board Meeting will be approved at the July board meeting.

Committees

Beach

Mary Magro

Everything is set for the season. Three picnic tables will be installed on the island. The Beach Committee is sponsoring yoga on the beach, and a percentage of the proceeds are being donated to the Beach Committee.

Communications

Cassandra Young

The committee sent out 24 email blasts about TLIA activities this month. They also created posters and solicited advertising sponsors. Andy Hay fixed the South Hills poster signpost and installed a new one on North Lake. The bank account has been closed, and any outstanding charges will be reimbursed to the committee.

Events

Carolyn Osterhues and Kelsi Knight

4th of July events have been planned, and volunteers can sign up via the Signup Genius. Slight adjustments have been made to the original 4th of July schedule, such as adding a popup grill at the tennis tournament. Joe Davie will secure the liquor liability insurance for the 4th of July events. Steve Burgoon will call Paul Kierig to discuss parking over the Fourth of July in light of ongoing work on the water system. The parade might need to be rerouted due to the construction.

The Events Committee and Communication Committee will solicit sponsors separately for their own purposes, if desired. (For example, the Events Committee will secure their own sponsors for the 4th of July bands in the future). The Events Committee will coordinate with the Tennis Committee before scheduling events at the courts. The current Events Committee leads will stay on until spring.

Grounds General

Mike Mitchell & John Yancey

The Memorial Day Fun Run was a break-even event. Approximately 50-60 people participated, along with support from the park stewards and the TL police. There was some difficulty with the online registration/process. Next year the race might be switched to a different day on Memorial Day weekend or to a different weekend altogether due to schedule conflicts.

A special meeting was held regarding rebuilding the bridge at Covek's Crossing. Drew Mack was selected as the contractor. \$8,500 has been allocated for this project. Steve Burgoon will call Drew Mack to check on the timeline for this project.

We have signed a three-year contract with Jeff Groh, our new lawn and landscaping contractor. He has over-seeded Rest Island and patched areas where dead trees were removed.

A protective silt fence has been installed by Groh Landscaping to prevent damage to the volleyball courts after heavy rains. A new plan to divert flow of excess runoff from residential and road water will be implemented this month.

Tom Spicer is coordinating landscaping of the South Hills boat landing to create a definable path, so people can access the boat landing. The path will be well marked with TLIA posts.

Residents are reminded that dogs are not allowed on the islands except for right after the parade on the 4th of July since they are part of the parade judging categories. The Board will discuss rules and signage issues (parking, dogs, private property, and "No Fishing" signs) at the July meeting to clarify these rules and communicate them to the community. Mary Magro will get a Private: "Residents Only" sign for the beach in the meantime.

Grounds Beautification

Pat Covek

Most of the gardens have been planted, and teenagers have been hired to assist with the weeding. The Butterfly Garden has been installed.

Lake Committee

Tom Kubala

There was an unprecedented algae bloom on Memorial Day weekend. ILM did an herbicide treatment to deal with plant growth. The treatment covered about 35 acres of the lake. They didn't apply the herbicide treatment 100 percent in some areas, because they didn't want it to become a dissolved oxygen problem. ILM will do an algaecide treatment this week, and the lilies will be addressed as well. The committee continues to research alternative treatments (such as an alum treatment) to see if these treatments would work on our lake. A treatment test site on Davlin's Pond appears to be working. Thanks to Zach Rowley for leading the efforts for the Volunteer Lake Management Program. Goose harvesting will begin at the end of June. The fish shock was postponed due to extensive rain and will be rescheduled. The Silt Removal Team (SRT) is awaiting feedback from our insurance carrier in order to get the permit to finish construction of the access ramp. The next phase of the silt removal project is still planned for this summer. The Lake Committee has added new team members to help with the long-range planning process for the lake.

Martin Nowakowski has requested a letter for his contractor documenting TLIA's approval of his landscaping project along the lakeshore.

Member Services

Kevin Middleditch

Kevin Middleditch is still distributing beach and boat stickers. In the event we run out of purple stickers, he will use leftover green stickers. Kevin has sent out correspondence about the Recreational Family Pass Program (RFPP), and to date six households are participating in this program. He will also be sending out a correspondence about updating the directory.

Rain Garden

Andy Hay

The rain garden is growing well with maintenance performed and very few weeds. Some plants have been replaced. The silt fence is working in general, diverting water down into streams. However, some water is exiting the stream due to blockages, a problem that existed before but was exacerbated by a compromised backflow valve. Encap will reengineer the drain tie-in and grade runoff between the adjacent house and garden. They will provide a quote for the cost of clearing the stream and reengineering the water flow with a deeper bed and rocks to slow the flow. An alternative would be that TLIA volunteers would do some of this work.

We are in the process of obtaining the permit for the Wagner Park site, which should be completed by the end of June. The ILEPA and Lake County grants have been extended through July 2019. Work on the Wagner rain garden will begin in late 2018 or early 2019. Boats on the ground will need to be removed from the site (racked boats can stay in place).

Mike Mitchell will get a group of kids together to work on fixing up the courts in time for the 4th of July.

Tennis

Pat Covek

Pat Covek will call Lake Barrington to find out about how they power wash their courts. Pickleball starts tomorrow night.

Youth

No report

The Youth Committee is planning a movie night with taco truck.

Tower Lakes Improvement Association
Budget vs. Actuals: 2018 Budget - FY18 P&L
January - May 2018

	May	Total			% of Budget
	Actual	Actual	Budget	over Budget	
Income					
Collection of past due accounts		400.00		400.00	
Committee Revenue			22,760.00	-22,760.00	0.00%
Communications Committee	898.00	898.00		898.00	
Events Committee	5,640.00	5,640.00		5,640.00	
Tennis - Youth Committee				0.00	
Youth Committee	1,249.00	1,249.00		1,249.00	
	\$	\$	\$	-\$	
Total Committee Revenue	7,787.00	7,787.00	22,760.00	14,973.00	34.21%
Dues Income				0.00	
Regular Dues	6,369.52	128,255.75	197,691.00	-69,435.25	64.88%
Senior Dues	1,822.61	58,578.49		58,578.49	
	\$	\$	\$	-\$	
Total Dues Income	8,192.13	186,834.24	197,691.00	10,856.76	94.51%
Late Fees Charged	107.06	1,168.83		1,168.83	
RFPP Revenue	3,767.00	3,767.00		3,767.00	
Services	525.00	1,646.62		1,646.62	
SILT Lake Special Assessment	3,450.81	80,939.93	84,000.00	-3,060.07	96.36%
Unapplied Cash Payment Income	2.00	-5,248.00		-5,248.00	
Uncategorized Income	1,625.00	1,625.00		1,625.00	
Vacant Lot Dues		873.00		873.00	
	\$	\$	\$	-\$	
Total Income	25,456.00	279,793.62	304,451.00	24,657.38	91.90%
	\$	\$	\$	-\$	
Gross Profit	25,456.00	279,793.62	304,451.00	24,657.38	91.90%
Expenses					
Administration	1,340.68	4,762.80	2,000.00	2,762.80	238.14%
Beach/Lifeguards	1,500.00	1,937.97	27,840.00	-25,902.03	6.96%
Capital	3,244.33	3,244.33		3,244.33	
Committee Expense				0.00	
Communications	438.40	2,009.90	3,357.01	-1,347.11	59.87%
Events Committee	660.77	660.77	13,715.95	-13,055.18	4.82%
Tennis - Youth			1,553.30	-1,553.30	0.00%
Youth Committee	2,228.02	2,818.02	1,900.00	918.02	148.32%
	\$	\$	\$	-\$	
Total Committee Expense	3,327.19	5,488.69	20,526.26	15,037.57	26.74%

Grounds Beautification	2,509.85	2,859.85	6,500.00	-3,640.15	44.00%
Grounds General	3,093.02	3,612.56	6,000.00	-2,387.44	60.21%
Grounds Maintenance	7,500.00	7,500.00	12,000.00	-4,500.00	62.50%
Insurance	1,765.00	3,390.00	15,000.00	-11,610.00	22.60%
Lake	3,237.27	3,668.55	40,127.00	-36,458.45	9.14%
Lawn Maintenance		1,280.00	18,000.00	-16,720.00	7.11%
Legal & Professional		147.00	3,435.00	-3,288.00	4.28%
Member Services			2,500.00	-2,500.00	0.00%
Park Maintenance	200.93	200.93	2,000.00	-1,799.07	10.05%
Records & Archives			1,000.00	-1,000.00	0.00%
Silt Removal Project		44,710.64	84,000.00	-39,289.36	53.23%
Taxes		2,493.45	3,000.00	-506.55	83.12%
Tennis Committee	500.00	500.00	1,000.00	-500.00	50.00%
Tree Removal and Maintenance		5,700.00	13,750.00	-8,050.00	41.45%
Website/Email		311.88	2,500.00	-2,188.12	12.48%
Total Expenses	28,218.27	91,808.65	261,178.26	169,369.61	35.15%
Net Operating Income	2,762.27	187,984.97	43,272.74	144,712.23	434.42%
Other Income					
Interest Income	7.62	36.34		36.34	
Total Other Income	7.62	36.34	0.00	36.34	
Other Expenses					
Reserve Contributions for Year				0.00	
Events Reserve Contribution			6,000.00	-6,000.00	0.00%
Total Reserve Contributions for Year	0.00	0.00	6,000.00	6,000.00	0.00%
Total Other Expenses	0.00	0.00	6,000.00	6,000.00	0.00%
Net Other Income	7.62	36.34	6,000.00	6,036.34	-0.61%
Net Income	2,754.65	188,021.31	37,272.74	150,748.57	504.45%

Friday, Jun 08, 2018 02:32:57 PM
GMT-7 - Cash Basis

TLIA has obtained two credit cards for the Events Committee on a corporate account. In addition, debit cards will be given to Tennis, Youth Tennis, and the Events Committees.

Mary Magro shared expenses and committee balances for the month, including figures for the months of November and December. Major expenses this month were for Grounds General and for insurance (workers comp) for the lifeguards. The Capital expense was for the new picnic tables at the beach.

Fran Steffen reported that in November 2017 we had \$17,690 in outstanding dues from 2017 and previous years. At this point, that debt is down to \$3,920 (five addresses, three of which are on payment plans).

The other two owners, who have not responded to requests for payment, will be sent to our lawyer for collection. For 2018, we have \$16,467 in total outstanding dues with \$11,327 of that committed to payment plans. There are currently only four households not in good standing.

Old Business

Discussion regarding the Bays Park improvement proposal has been tabled for June and will be taken up in July.

New Business

None

Public Comments/Discussion

None

Adjourn

Motion to adjourn: Mary Magro
Second: Tom Kubala
Meeting adjourned at 8:34 pm

Respectfully submitted,
Kathy Pattengale